

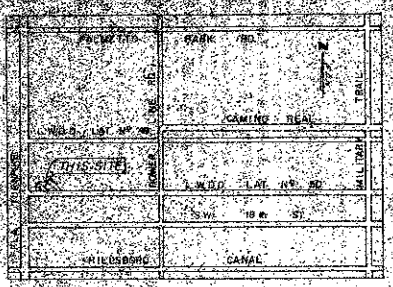
491170

170

# EL VIENTO AT BOCA POINTE PHASE II

A REPLAT OF A PORTION OF TRACT K OF BOCA POINTE No. 1, LYING IN SECTION 28, TOWNSHIP 47 SOUTH, RANGE 42 EAST, AS RECORDED IN PLAT BOOK 42, PAGES 141 THROUGH 143 INCLUSIVE OF THE PUBLIC RECORDS OF PALM BEACH COUNTY, BEING IN PALM BEACH COUNTY, FLORIDA.

5.718 AC.  
APRIL 1984



LOCATION MAP



COUNTY OF PALM BEACH  
STATE OF FLORIDA  
This Plat was filed for record on 10/24/84  
at 10:24 a.m. on NOVEMBER  
24 and this recorded in Plat Book  
49 of page 170-171  
JOHN B. DUNKLE, Clerk, Circuit Court  
*Margaret A. Hines*

### DEDICATION

KNOW ALL MEN BY THESE PRESENTS that ALBRIGHT ASSOCIATES OF FLORIDA LTD, an Ohio Limited Partnership authorized to transact business in the State of Florida, owner of the land shown hereon, being in Section 28, Township 47 South, Range 42 East, Palm Beach County, Florida, known hereon as EL VIENTO AT BOCA POINTE PHASE II, a replat, being more particularly described as follows:

That the above named parcel is, according to the plat thereof as recorded in Plat Book 42, Pages 141 through 143, inclusive, of the Public Records of Palm Beach County, Florida, less and except EL VIENTO AT BOCA POINTE PHASE II, according to the plat thereof, as recorded in Plat Book 48, Pages 97 and 98 of the Public Records of Palm Beach County, Florida.

Said lands situate, lying and being in Palm Beach County, Florida, containing 5.718 acres, more or less.

have caused the same to be surveyed and platted, as shown hereon and do hereby dedicate as follows: See sheet two for dedication continuation.

IN WITNESS WHEREOF the above-named General Partner, Albright Development Corp., an Ohio corporation, has caused these presents to be signed by its President Robert B. Albright and its corporate seal to be affixed hereto by and with the authority of its Board of Directors this 21st day of JUNE, A.D. 1984.

By: *Robert B. Albright*  
Robert B. Albright, President  
Albright Associates of Florida, Ltd., an Ohio corporation

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH (For Albright Assoc.)

BEFORE ME, personally appeared Robert B. Albright to me well known and known to me to be the individual described in and who executed the foregoing instrument as President of Albright Development Corp., an Ohio corporation, General Partner of Albright Associates of Florida Ltd., an Ohio Limited Partnership, authorized to transact business in the State of Florida, and severally acknowledged to and before me that he executed such instrument as such officer of said corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that it was affixed to said instrument by due and regular corporate authority and that said instrument is the free act and deed of said corporation.

WITNESS my hand and official seal this 24th day of MAY, A.D. 1984.

My commission expires: AUGUST 5, 1987  
Notary Public at Large

### MORTGAGEE'S CONSENT

STATE OF PENNSYLVANIA  
COUNTY OF ALLEGANY

The undersigned hereby certifies that it is the holder of a mortgage, lien or other encumbrance upon the property described hereon and does hereby join in and consent to the dedication of the land described in said dedication by the owner thereof and agrees that its mortgage, lien or other encumbrance is recorded in Official Record Book 4116 at page 1325 of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF, the said corporation has caused these presents to be signed by its Vice President and attested by its Secretary and its corporate seal to be affixed hereto by and with the authority of its Board of Directors this 21st day of JULY, A.D. 1984.

By: *Richard T. McCarther*  
Richard T. McCarther  
Attest: *Margaret A. Hines*  
Margaret A. Hines  
NOTARY PUBLIC SEAL FOR ALBRIGHT ASSOC.

### MORTGAGEE'S CONSENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH

The undersigned hereby certifies that it is the holder of a mortgage, lien or other encumbrance upon the property described hereon and does hereby join in and consent to the dedication of the land described in said dedication by the owner thereof and agrees that its mortgage, lien or other encumbrance is recorded in Official Record Book 4116 at page 1325 of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF, the said corporation has caused these presents to be signed by its Vice President and attested by its Project Engineer and its corporate seal to be affixed hereto by and with the authority of its Board of Directors this 21st day of JUNE, A.D. 1984.

By: *Charles Powell*  
Charles Powell, Project Engineer  
Attest: *W. Charles Powell*  
W. Charles Powell, project engineer

### ACKNOWLEDGEMENT

STATE OF FLORIDA  
COUNTY OF PALM BEACH (For Markborough Prop)

BEFORE ME, personally appeared GARY G. ROGERS and JOSEPH M. JACKVIE to me well known and known to me to be the individuals described in and who executed the foregoing instrument as VICE PRESIDENT and SECRETARY of Markborough Properties Limited, an Ontario company and severally acknowledged to and before me that they executed such instrument as such officers of said corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that it was affixed to said instrument by due and regular corporate authority, and that said instrument is the free act and deed of said corporation.

WITNESS my hand and official seal this 21st day of JUNE, A.D. 1984.

My commission expires: 4/18/85  
Notary Public at Large

### MORTGAGEE'S CONSENT

STATE OF PENNSYLVANIA  
COUNTY OF ALLEGANY

The undersigned hereby certifies that it is the holder of a mortgage, lien or other encumbrance upon the property described hereon and does hereby join in and consent to the dedication of the land described in said dedication by the owner thereof and agrees that its mortgage, lien or other encumbrance is recorded in Official Record Book 4116 at pages 1318 and 1327 of the public records of Palm Beach County, Florida, shall be subordinated to the dedication shown hereon.

IN WITNESS WHEREOF, the said corporation has caused these presents to be signed by its VICE PRESIDENT and attested by its SECRETARY and its corporate seal to be affixed hereto by and with the authority of its Board of Directors this 21st day of JULY, A.D. 1984.

By: *Gary G. Rogers*  
Gary G. Rogers  
Attest: *Joseph M. Jackvie*  
Joseph M. Jackvie

PROFESSIONAL SURVEYORS AND ENGINEERS  
*Parby and Way, Inc*  
6000 Northway Dr. Suite 200 - Ft. Lauderdale, Florida 33309  
(305) 771-7005

### ACKNOWLEDGEMENT

STATE OF PENNSYLVANIA  
COUNTY OF ALLEGANY (For Allomon Corporation)

BEFORE ME, personally appeared GARY G. ROGERS and JOSEPH M. JACKVIE to me well known and known to me to be the individuals described in and who executed the foregoing instrument as VICE PRESIDENT and SECRETARY of Allomon Corporation, a Pennsylvania corporation, authorized to transact business in the State of Florida, and severally acknowledged to and before me that they executed such instrument as such officers of said corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that it was affixed to said instrument by due and regular corporate authority, and that said instrument is the free act and deed of said corporation.

WITNESS my hand and official seal this 5th day of JULY, A.D. 1984.

My commission expires: April 7, 1986  
Notary Public at Large

### TITLE CERTIFICATE

STATE OF FLORIDA  
COUNTY OF PALM BEACH

I, William W. Atterbury, III, a duly licensed attorney in the State of Florida, do hereby certify that I have examined the title to the hereon described property; that I find the property is vested to Albright Associates I of Florida, Ltd., an Ohio Limited Partnership; that the current taxes have been paid; and that the property is encumbered by the mortgages shown hereon. Dated this 18th day of September, A.D. 1984.

By: *William W. Atterbury, III*  
William W. Atterbury, III

### APPROVAL-PALM BEACH COUNTY, FLORIDA

BOARD OF COUNTY COMMISSIONERS:

This Plat is approved for record this 20 day of July, A.D. 1984.

Attest: John B. Dunkle, Clerk Board of County Commissioners  
By: *Ken Spill*  
Ken Spill, Board Chairman  
By: *Paul A. Compton*  
Paul A. Compton, Deputy Clerk

### COUNTY ENGINEER

This Plat is hereby approved for record this 20 day of July, A.D. 1984.

By: *M.F. Kahari, P.E.*  
M.F. Kahari, P.E., County Engineer

### SURVEYOR'S CERTIFICATE

This is to certify that the plat shown hereon is a true and correct representation of a survey made under my responsible direction and supervision and that said survey is accurate to the best of my knowledge and belief and that the P.R.M.'s (Permanent Reference Monuments) have been placed as required by law and further that the survey data complies with all the requirements of Chapter 127, Florida Statutes, as amended and ordinances of Palm Beach County, Florida.

By: *Gary G. Rogers*  
Gary G. Rogers, State of Florida

### ACKNOWLEDGEMENT

STATE OF PENNSYLVANIA  
COUNTY OF ALLEGANY (For Mellon Bank)

BEFORE ME, personally appeared RICHARD T. MCCARTER and MARTELIA PRIST to me well known and known to me to be the individuals described in and who executed the foregoing instrument as MORTGAGE OFFICER and REAL ESTATE OFFICER of Mellon Bank, N.A., a national banking association, and severally acknowledged to and before me that they executed such instrument as such officers of said corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that it was affixed to said instrument by due and regular corporate authority, and that said instrument is the free act and deed of said corporation.

WITNESS my hand and official seal this 5th day of JULY, A.D. 1984.

My commission expires: August 1, 1984  
Notary Public at Large

CORPORATE SEAL FOR MARKBOROUGH PROPERTIES, LTD.

NOTARY PUBLIC SEAL FOR MARKBOROUGH PROPERTIES, LTD.

CORPORATE SEAL FOR ALLOMON CORP.

NOTARY SEAL FOR ALLEGANY CO.

CORPORATE SEAL FOR MELLON BANK

NOTARY PUBLIC SEAL FOR MELLON BANK

0211-318

49/170

EL VIENTO AT BOCA POINTE II